

Statement of Information

Single residential property located outside the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

Property offered for sale

Address Including suburb and postcode 645/18 Albert Street, Footscray, VIC 3011

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting

Price Range \$290,000 & \$308,000

Median sale price

Median price \$332,000 Property Type Apartment Suburb Footscray (3011)

Period - From 01/04/2025 to 01/03/2026 Source REA

Comparable property sales

A These are the three properties sold within five kilometres of the property for sale in the last 18 months that the estate agent or agent's representative considers to be most comparable to the property for sale.

Address of comparable property	Price	Date of sale
801/59 PAISLEY STREET, FOOTSCRAY VIC 3011	\$290,000	19/03/2026
609/59 PAISLEY STREET, FOOTSCRAY VIC 3011	\$305,000	05/03/2026
801/240 BARKLY STREET, FOOTSCRAY VIC 3011	\$295,000	16/03/2026

This Statement of Information was prepared on: 21/04/2026